DC LANE

SELL • LET • MANAGE

9 Craigie Drive, Plymouth, PL1 3JB

£235,000 Leasehold - Share of Freehold

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TAITTINGER

9 Craigie Drive

Plymouth, PL1 3JB

£235,000

- Historical Millfields Location
- Two Double Bedrooms
- Private Entrance
- Lift Within Building
- No Onward Chain
- First Floor Apartment
- Beautifully Appointed
- Share Of Freehold
- Allocated Parking
- Council Tax Band C

DC Lane are delighted to present this superb property within the iconic Grade II listed 'The Millfields,' set in landscaped grounds on the former Royal Naval Hospital site. Surrounded by the original hospital wall, the development offers a secure gated environment with 24 hour vehicle and pedestrian access, providing residents with exceptional peace of mind in a relaxed community setting.

Pryn Court has been thoughtfully transformed into an elegant collection of contemporary apartments, while carefully preserving the striking exterior character of this impressive 18th century building. A secure entrance leads into the communal colonnade, where granite columns and large windows create a grand first impression, with both stair and lift access available.

A welcoming entrance hall opens into a stunning open plan living area, effortlessly combining the lounge, kitchen and dining spaces to create a superb environment for modern living and entertaining. The beautifully appointed kitchen is fitted with sleek modern cabinetry and integrated appliances, complemented by a utility cupboard. Elegant flooring and magnificent sash windows enhance the sense of grandeur, filling the apartment with an abundance of natural light throughout.

Two generously sized double bedrooms both benefit from built in wardrobes with the principal suite enjoying a stylish ensuite shower room finished to a high contemporary standard. The second bedroom offers direct access to the external fire escape staircase, creating a convenient private entrance and a charming spot to enjoy the enviable south facing outlook across the landscaped quadrangle gardens and beyond. A luxurious family bathroom finished with quality fittings completes the accommodation.

Blending timeless period elegance with sophisticated modern living, this outstanding first floor apartment is presented to an exceptional standard throughout and benefits from allocated parking, no chain and share of the freehold, viewing is essential!

First Floor	
Open Plan Living	23'9" x 16'6" (7.24 x 5.04)
Bedroom One	14'0" x 12'6" (4.27 x 3.83)
En Suite	6'3" x 4'10" (1.93 x 1.49)
Bedroom Two	14'8" x 10'9" (4.48 x 3.29)
Bathroom	6'3" x 7'3" (1.92 x 2.22)

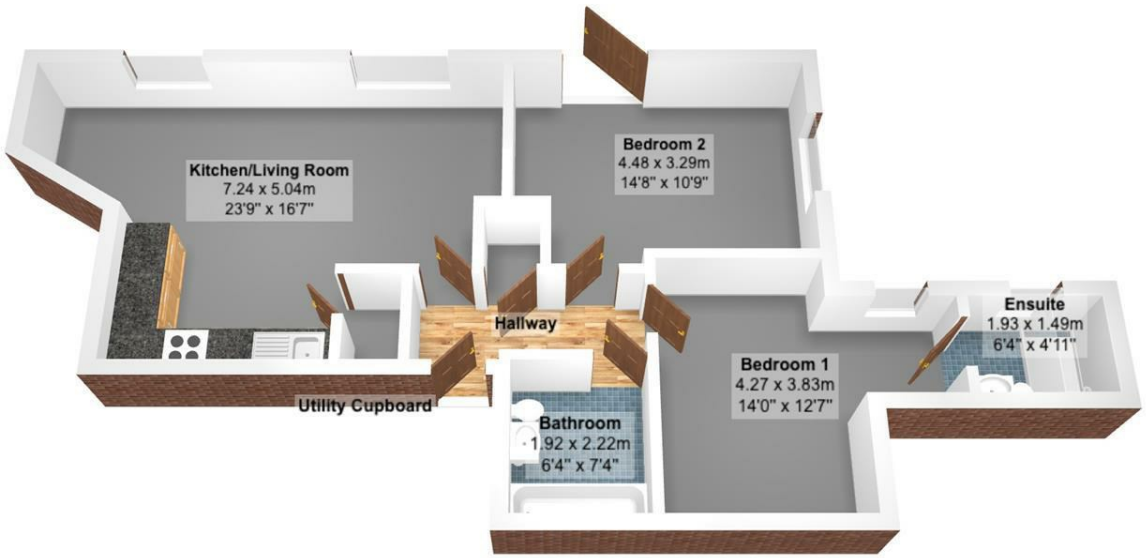
Directions

Head south on Mutley Plain to North Hill for 0.5 mi. Turn left onto Charles St and at Charles Cross Roundabout, take 4th exit onto Exeter St and at St Andrews Cross Roundabout, take 3rd exit onto Royal Parade for 0.3 mi. At Derrys Cross Roundabout, take 2nd exit onto Union St for 0.3 mi and at the roundabout, take 3rd exit onto Octagon St. At the roundabout, take 1st exit onto King St and at the roundabout, take 2nd exit onto Clarence Pl. The gated entrance of the Millfields can be found on the right and the property is located within.

Council Tax Band: C

Scan for Material Information

Floor Plans



First Floor

Total Approximate Area - 71.7 m² ... 772 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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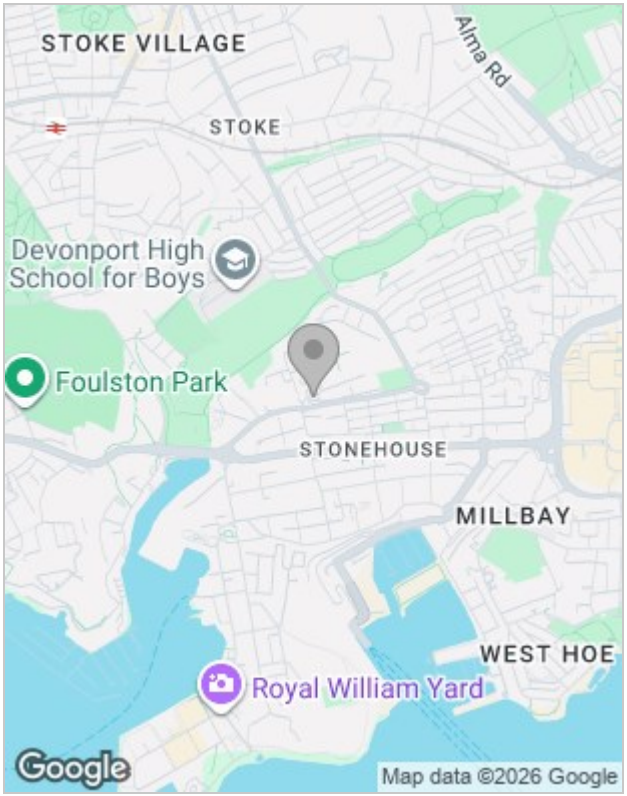
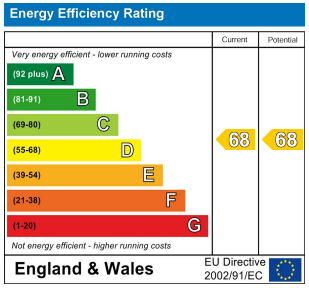
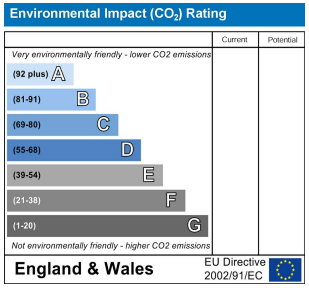
Location Map



Energy Performance Graph





Viewing

Please contact our DC Lane, Plymouth Office on 01752 874242
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

All estate agents are legally required to carry out anti-money laundering checks on buyers and sellers under the UK Money Laundering Regulations. DC Lane may charge a fee of £36.00 Inc Vat per individual buyer. This fee covers the cost of completing those checks.

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